

# Sandra Ranck

EXCELLENCE IN DISTINCTIVE REAL ESTATE



2002 Explorers Trail



   
FIND US ON SOCIAL MEDIA

KELLERWILLIAMS  
*Luxury*  
INTERNATIONAL



# CROSSING AT DOLLAR CREEK SUBDIVISION

ABSOLUTE GEM OF AN OPPORTUNITY! LOADED W/ LUXURY EXTRAS, SUNNY/AIRY INTERIOR, CUSTOM BUILT BY BLACK DIAMOND. ONE OWNER IMPECCABLY CARED FOR HOME ABUTS A CONSERVANCY WHICH PROVIDES BEAUTIFUL NATURE VIEWS & ENJOYS SOUTH, EAST & WEST SUN EXPOSURE. NEUTRAL HOME INTERIOR OFFERS AN INVITING FLOOR PLAN, UPGRADED SS APPLIANCES, EUROPEAN OAK ENGINEERED HW FLOORING, GAS FP, SPLIT BDRM DESIGN. CHEF'S KITCHEN, FANTASTIC PRIMARY SUITE, RELAXING GREAT ROOM & LOTS OF FUTURE EXPANSION SPACE IN THE LL W/ 2 EGRESS WINDOWS. WONDERFUL OUTDOOR LIVING AREAS COMPLETE THE CHARM OF THIS HOME. PERGOLA W/ PRIVACY WALL, PERENNIAL & WILDFLOWER PLANTINGS PROVIDE CONTINUAL BEAUTY IN ALL SEASONS. CONVENIENT LOCATION MINUTES TO TOWN, SHORT WALK TO NEIGHBORHOOD PARK. STELLAR OPPORTUNITY!

ADDRESS				LISTING AGENT				PRICE							
2002 EXPLORERS TRAIL				SANDRA RANCK				PLEASE CALL							
CITY		COUNTY		MUNICIPALITY		TAXES/PARCEL		ZIP CODE							
DE PERE		BROWN		TOWN OF LEDGEVIEW		\$5,472/ D-2132		54115-5709							
STYLE		BEDS		BATHS		EST SQ FT		LOT SIZE		GARAGE					
1-STORY		3		2		1,909		.34		3					
ROOM				KITCHEN											
SIZE		LEVEL		FLOOR		RANGE		GAS - 2019		REFRIGERATOR		YES -2019			
GREAT ROOM		16X18		MAIN		CARPET		DISHWASHER		YES - 2019		DISPOSAL		YES	
KITCHEN		14X18		MAIN		ENGINEERED HARDWOOD		MICROWAVE		NO		EXHAUST FAN		VENTS OUTSIDE	
DINING AREA		9X18		MAIN		ENGINEERED HARDWOOD		MECHANICALS				FEATURES			
PRIMARY - BEDROOM		14X18		MAIN		CARPET		HEAT TYPE		GAS		EXTERIOR		VINYL/MASONARY	
PRIMARY - BATHROOM		FULL		MAIN		TILE		CENTRAL AIR		YES		WINDOW TREATMENTS		CUSTOM - GARBOR	
BEDROOM 2		11X12		MAIN		CARPET		WATER SOFTENER		NO		WARRANTY		NO	
BEDROOM 3		12X14		MAIN		CARPET		WATER HEATER		YES		INSPECTION		NO	
BATHROOM 2		FULL		MAIN		TILE		SUMP PUMP		YES		FIREPLACE		GAS	
FOYER		9X11		MAIN		ENGINEERED HARDWOOD		BASEMENT		UNFINISHED		DECK/PATIO		PATIO	
LAUNDRY ROOM		9X9		MAIN		TILE		ROOF		ASPHALT		WATER		MUNICIPAL	
								FLOOD PLAIN		UNKNOWN		SEWER		MUNICIPAL	
								ZONING		RESIDENTIAL		AGE		2018	
								UTILITY-GAS AVG		\$60					
								UTILITY-ELECTRIC AVG		\$130					
MAIN				UPPER				LOWER				PUBLIC SCHOOLS			
1,909		N/A		UNFINISHED 1,909				ELEMENTARY		MIDDLE SCHOOL		HIGH SCHOOL			
								DICKENSON ELEMENTARY SCHOOL		DE PERE MIDDLE SCHOOL		DE PERE HIGH SCHOOL			

INFORMATION DEEMED RELIABLE BUT NOT GUARANTEED. ++NOT INCLUDED: PERSONAL PROPERTY OF THE SELLER

PLEASE SEE SANDRARANCK.COM FOR DETAILS AND ADDITIONAL PHOTOS OF THIS VERY DISTINCTIVE HOME.